PLEASANT TWP
KENTON CORP 00350

Hardin County, Ohio
Michael T. Bacon, Auditor

36-330029.0000 RES
F157 2026

sale

2023	HODGE DERICK W & SHEL	2015-12-21
2024	HODGE DERICK W & SHEL	2015-12-21
2025	HODGE DERICK W & SHEL	2015-12-21
2026	HODGE DERICK W & SHELLY	2015-12-21 CARYS W PT OL 29 .62A
	750 KOHLER ST	1SD
	KENTON OH 43326	$110,000

Eff Rate:– 44.66 — 47.03 — 46.74 — 46.74 — a/r

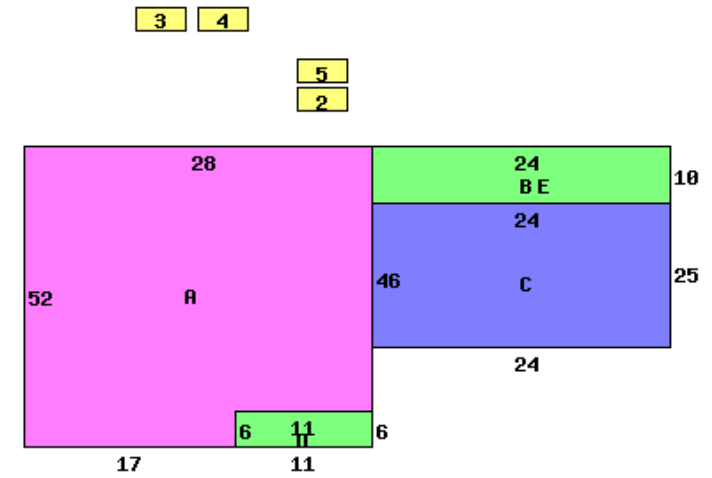
Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	510	510	510	510	0	510	510	510
Acres								
Land100%	12540	12540	12540	12540		12540	14430	14440
Bldg100%	130400	130400	130400	130400		130400	177860	177850
Totl100%	142940t	142940t	142940t	142940t		142940t	192290t	192290t
Cauv100%								
Tax Value:								
Land 35%	4390	4390	4390	4390		4390	5050	5050
Bldg 35%	45640	45640	45640	45640		45640	62250	62250
Totl 35%	50030t	50030t	50030t	50030t		50030t	67300t	67300t
Hmstd35%	48550	48550	48550	48550		48550	65810	
Owner Oc	42.96	42.92	42.80	42.80	42.80	hmstd 4390 l	44160 b	
Hmstd RB								
Net Tax	2014.10	2133.24	2119.02	2119.02	2119.02			
Sp-Asmnt	28.00	24.00	27.00	27.00				

SHB+	CONS	TYPE	FACT	SQ-FT	VALUE		
1	F/C	M		1390		a	*MAIN
	PAT	P		240	720	b	PORCH
	F	G		600	14400	c	GRAGE
	OFP	P		66	1980	d	PORCH
	RFX	P		240	2400	e	PORCH

Sale#	#p	sale date	To	Type/Invalid?	Sale$	co:land	co:bldg
658	1	2015-12-21	HODGE DERICK W & SHELLY J	1SD	110000	10000	95740
69	1	2007-02-20	CARTWRIGHT PAMELA	1WD *	0	8710	93800
711	1	2006-11-28	STOBER GARL GENE & NEVAD	1SD	123900	8710	93800
471	1	2004-07-30	SUSZEK CYNTHIA A	1WD	105000	7910	0
171	1	2003-04-14	COULSON MICHAEL	1WD	9000	7910	0

Year	Land	Bldg	Total	Net Tax
2022	3070	39870	42940	1964.86
2021	3070	39870	42940	1972.16

project			ben acres	/ %	factor
131	BLANCHARD RIVER MAINT	XA/2025			
235	KELLOGG #983 - BLANCHARD	XA/2025			
921	BLANCHARD RIVER MAINT	XA/2023			
336	DULIN #1099 - BLANCHARD MAIN	XA/2025			
500	HARDIN COUNTY LANDFILL	XA/2025			



750 KOHLER ST 43326

Occupancy 1 Single Family

*DWELLING COMPUTATIONS

			Sq-Ft	Value
Story Height 1				
Floor Level	Main	FRAME	1390	110560
	Subtotal			110560
Shingle	Roof	GABLE		

B 1 2 U A

Plaster/Drywall	D	Air Conditioning	2420
Floor/Carpet	X	Plumbing	2100
Floor/Tile-Lino	X	Garages and Carports	14400
Number of Rooms	6	Extra Features	5100
Bedrooms	3	Total Value	134580
Central Heat	A	PUB PAVED ST/RD	
FORCED AIR			
Central A/C	A	Neighborhood:	
Plumbing		Code:	3670
Standard	1	Dwl/Gar/NC%	1.5000
Extra 3 Fixture	1		

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	DWELLING	1 F/C		1390		C	2003VG	134580	.14		173610
2	Shed	*PP	10X14	140			OLD/	0			0
3	Shed	F	12X20	240		D	2018AV	2300	.20		1840
4	Lean-To		20X22	440		D	2020AV	2820	.15		2400
5	Shed	*PP	10X12	120			2000AV	0			0

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
front lot	86.5200	87.00	311	120	138	166	14440	14440

Call Back: Sign: PSN Date: 2018-06-05 Lister:

36-330029.0000-v082020R